

## **ORDINANCE 349-2016**

### **AN ORDINANCE AMENDING THE CITY OF HUBBARD ZONING MAP IN THE COMMERCIAL CENTER OF HUBBARD**

#### **Findings**

- A. The Hubbard Comprehensive Plan identifies the “Commercial Center” of Hubbard as the blocks bounded by A Street to the north, G Street to the south, 3rd Street to the west, and Pacific Hwy 99E to the east.
- B. In 2003, the City adopted a Resource Team Report prepared by the Oregon Downtown Development Association (ODDA), which identifies a shortage of viable retail/commercial properties in the Commercial Center of Hubbard, as part of its Comprehensive Plan.
- C. The City deemed it necessary to amend the Hubbard Development Code to allow for a full range of commercial uses in the designated commercial center, removing a barrier to private investment and fostering economic development.
- D. The City initiated Legislative Amendment (LA-2016-02) to amend the zone designation of 12.31 acres within the 20.3 acre Hubbard Commercial Center, especially as follows: 6.71 acres of Residential-Commercial (RC) rezoned to Commercial (C); and 5.6 acres of Industrial (I) rezoned to Industrial Commercial (IC).
- E. On May 17, 2016, the Planning Commission held a public hearing at which time the public was given full opportunity to be present and heard on the matter.
- F. On June 14, 2016, the City Council held a public hearing at which time the public was given full opportunity to be present and heard on the matter.
- G. Notice of the said public hearing was duly given to the public.

#### **Based on these findings, the City of Hubbard ordains as follows:**

**Section 1.** The City Council hereby adopts the findings in support of this Zoning Map amendment, as contained in the Staff Report attached hereto as Exhibit “A”, and by this reference incorporated herein.

**Section 2.** The Property as illustrated in Exhibit “B” (attached hereto and by this reference incorporated herein) is hereby rezoned from Residential-Commercial (RC) to Commercial (C) and Industrial (I) to Industrial Commercial (IC). All official maps of the City are hereby amended to conform to the changes enacted by this ordinance.

PASSED and adopted by the City Council of the City of Hubbard on this 12th day of July 2016, by the following votes:

**AYES:** \_\_\_\_\_

**NAYS:** \_\_\_\_\_

**ABSENT:** \_\_\_\_\_

**CITY OF HUBBARD, OREGON**

**BY:** \_\_\_\_\_

**James Yonally, Mayor**

**ATTEST:**

**BY:** \_\_\_\_\_

**Vickie Nogle, MMC**

**Director of Administration/City Recorder**

**APPROVED BY CITY ATTORNEY:**

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**Beery Elsner and Hammond LLP**